

Trumbull High School Building Committee
MINUTES
September 27, 2011

Call to Order: The Chairman, Mr. Nugent called the meeting to order at 7:09 p.m.

Present: Ms. Bivona, Ms. Flynn, Mr. Chmielewski, Mr. Doyle, Mr. Jenkins, Mr. Lemay, Mr. Meisner, Mr. McCabe, Mr. Nugent and Ms. Timpanelli.

Absent: Mr. Preusch and Mr. Ronnow.

Also Present: Mr. Al Barbarotta and Mr. John Barbarotta of AFB Construction Management, Brian Holmes of O&G, Joe Vetro of O&G and Tom Walsh of AP Construction.

Approval of Minutes:

Moved by Mr. Doyle, seconded by Ms. Flynn to amend the 09-14-2011 meeting minutes to read as on page one to include *Mr. Doyle* listed as present, in parenthesis to read as, (Ms. Timpanelli left the meeting at 7:08 p.m. *to make a copy*).

Page 2, last paragraph, the second line to read as, "Mr. Iassagna may have signed off on the plan but not with the full understanding of *a department* losing a room *without prior knowledge*."

Page 2, the last line to correct the spelling of Peruzzi to *Perusi*.

Page 3, paragraph 1 6th line to read as, "Ms. Timpanelli explained that teachers are not be relocated away from their departments and had never been mentioned in *any* committee meetings."

VOTE: Motion to amend carried 8-0-2 (Abstention: McCabe and Nugent)

Mr. Lemay moved, seconded by Ms. Bivona to amend the 09-14-2011 meeting minutes on:

Page 2, Paragraph 6 to read as, "*Jeff Hackett will be invited to the next meeting to discuss the surveillance system change and to present all potential changes relating to technology for the balance of the project.*"

Page 4, paragraph 9 to insert the following paragraph after the paragraph that starts with "Mr. Brian Holmes reviewed the cost summary...."

"Mr. Lemay reminded the committee that O&G had agreed to develop a project cost projection in September along with the complete "wish list" of items so that we can better predict what our total project budget should be. We have received commitments by many Town Council members that if we needed more funds to complete the project, we will given appropriate consideration. The committee was reminded of the upcoming election and hence the urgency that we bring a project budget change forward to the Town Council within the next several months if it is deemed necessary. Mr. Holmes agreed to bring these two items to the next meeting. "

VOTE: Motion to amend carried 8-0-2 (Abstention: McCabe and Nugent)

Moved by Ms. Timpanelli to accept the 09-14-11 meeting minutes as amended, seconded by Ms. Bivona.

VOTE: Motion to amend carried 8-0-2 (Abstention: McCabe and Nugent)

Mr. Barbarotta noted that due to the absence of the architects, Mr. Hackett the BoE IT Director would not attend the next meeting. Ms. Timpanelli and Ms. Flynn noted that it was their understanding that both the architect and the Owner's Rep were not going to be able to attend this meeting therefore there would be no need for the BoE IT Director to attend.

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Mr. Barbarotta reported that the volley ball lines will be moved. In response to Ms. Bivona, Mr. Vetro confirmed that the holes had been drilled, when the materials had come in, the covers were not received. It has been decided to repaint the stripes. In response to Ms. Flinn's question Mr. Vetro explained that the plan called for the stripes to be 5' off the wall although should have been 5' from the bleachers. Mr. Barbarotta explained that the delay to this issue was due to a worker having been admitted to the hospital on an emergency basis, the other foreman was on a different job, no one was available to take control. It was an unfortunate set of circumstances that had impacted the team.

Mr. Barbarotta stated that the punch list is currently being worked on.

Ms. Julie Luby of THS was present. Ms. Luby spoke to the need for additional lockers at THS. Ms. Luby explained that there are 2,200 students and there are 2,300 lockers available. On an one to one basis there are enough lockers, but based upon an efficiency model 2,300 lockers are not enough. The high school has a data program to handle the task of assigning lockers in the most efficient way but due to the number of lockers and where they are located they are unable to use the program. Ms. Luby explained that part of the locker analysis is based strictly on counting the lockers and the other based on an efficiency model. Based on her analysis there is a need for an additional 590 lockers.

In response to a question from Mr. Meisner, Mr. J. Barbarotta explained that there is room for the additional lockers, although it would be necessary to remove the benches recently installed. Ms. Bivona explained that the benches had been installed as an economical solution to not to remove the concrete slab in that area. The THSBC discussed the additional lockers and the need for them to be in the proximity of the homerooms. There are existing lockers in M-wing that are to be left as is in their current condition. The THSBC discussed the cost of new lockers at \$228 per double unit. 500 lockers would be approximately \$57,000.

Mr. J. Barbarotta explained that it may be possible to leave 2 of the benches and to fill in one section with lockers, they have not gone to that part of the planning to date. Ms. Flynn stated that she was not confident with the numbers but agrees with the concept.

Ms. Luby was able to adjust the number of lockers based on what she had learned at this meeting. Based upon the efficiency model of 28 lockers per homeroom (368) and 4 homerooms in M-wing (112) brings the adjusted number of lockers to 480 additional lockers.

Mr. A. Barbarotta explained that the project had been designed to the student population of the school. The THSBC further discussed the lockers. Mr. A. Barbarotta noted that the lockers are not on site as previously reported. Mr. J. Barbarotta explained that at this time there are students without lockers. The THSBC had previously approved an additional 100 lockers to remedy the situation. The Chair voiced his concern in losing the benches. Mr. Doyle stated that the benches could be a maintenance issue in the future. Mr. Jenkins stated that he would not be in favor of ordering the 100 additional lockers if they are not necessary. Ms. Luby stated what she had presented to the THSBC was a model of efficiency, if they had to proceed with what they have would be enough; the district is paying people to work with what is a laborious task to assign the lockers.

Mr. Doyle stated that it had been the THSBC's marching order at the last report to remedy the shortage of immediate 100 lockers. Ms. Flynn spoke to need of the lockers appearing uniform throughout the

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school at the end of the project. THSBC agreed that 100 lockers were necessary now and the 112 would be replaced in M-Wing next year. Mr. Holmes stated that direction as to where the lockers were to be installed would be necessary. The Chair stated that the school administration would need to decide where they would be located.

Construction Manager Update:

Moved by Mr. Jenkins, seconded by Mr. Doyle to approve PCO #113 in the amount of \$4,076 representing a grease tank manhole.

Mr. Vetro reported that there was no method to clean the sewer line; it is 8-9" deep and would need to connect to the existing sewer line. The manhole represents the proper and only way to complete this.

VOTE: Motion carried unanimously.

The server Change order in the amount of \$15,913 represents the architect's engineer had gone directly to the contractor, this circumvented O&G. Ms. Timpanelli stated that this should not have been a change order and had always been included in the specifications. The THSBC will discuss this item further at the next meeting.

Mr. A. Barbarotta reported that the contractor had been put on notice with regard to the issue with the roof ductwork. The insulation has gotten wet and would like to get the attorney's advice on the issue. There are errors and omissions with the ductwork and there is a warranty issue. O&G is in agreement with the Owner's Rep on seeking this issue. It is time to go to the next step and look at the design. There is an issue with installation and/or design. Mr. Vetro explained that there is an issue with the application not the quality of the installation, it is a warranty issue. The original design was very expensive the engineers redesigned it. The Chair stated that the THSBC will contact Atty. Donofrio with regard to this.

Ms. Timpanelli stated that both the staff and the parents are questioning when all of the smart boards will be installed. Mr. J. Barbarotta stated that the installers had given them a schedule, they are now installing 2 a month, AFB has been addressing this issue with the installers, RnB. The Chair stated that the Town owns the contract. Mr. J. Barbarotta stated that he has been dealing with the installer himself when it should be handled by Mr. Kerwin of Vanderweil. The smart boards are not being stored at the school they are being stored in another warehouse. The THSBC reviewed which classroom have had the smart boards installed to date. Mr. Barbarotta stated this is an issue which needs to be discussed with the architects. Mr. J. Barbarotta will address this issue with Stephen Burgess of JCJ at their meeting tomorrow. Mr. A. Barbarotta will contact Greg Smolley of JCJ tomorrow. This is an area where they have let them down.

Ms. Timpanelli reported that there are still a/c issues; Mr. Holmes stated that the issue had been detected today.

Mr. Vetro stated that the waterline for the Concession stand will be fixed on this coming Saturday, there was a blockage found, the Town will reroute it on their own. The supplies will need to be cleaned; Mr. D. Walsh has started the process today and will take care of its completion.

The back parking lot light issue has been resolved.

Ms. Timpanelli requested that as items are removed during the project that would be handed over to the school so that they are not misplaced during the renovation. This has been an issue and that an area be completed before moving on to another area. Mr. Vetro stated that there is not a scheduled date to finish

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M-Wing to date, M-Wing currently being used for classes. Mr. A. Barbarotta explained that if an area is scheduled with classes it is not simply a matter of finishing the project at night, it would impact the day schedule. There is some major work still be done in that area.

Ms. Timpanelli reported that the new C-House ceiling tile have been stained, and to please notify the school when moving things, so that the school can make sure the are safe and that the will not get broken.

Mr. Vetro agreed to walk the doorway area with Ms. Bivona to review the paint color placement. Ms. Bivona reported that the locker rooms are 17 lockers short, they had requested not to throw them away, the school was going to use them for replacement parts and now can not questioning where the communication break down is?

The Construction Managers explained that the direction comes form the plans the work has to follow the plans, it has to be denoted on the contract drawings. The project has to comply with code; the lockers were removed for space to allow the area to meet the ADA code. Ms. Timpanelli questioned the bank of water fountains and why they were designed as a bank? Mr. A. Barbarotta explained that the drawings can not be changed, it is their job is to get the drawings built. Ms. Timpanelli questioned if the the designers had listened to the end users referencing electronic communications dated as far back as 2009?

Mr. Vetro stated that they have the JCJ punch list and asked the school to prepare a punch list as well and O&G is preparing a more involved punch list. JCJ is currently putting a team together to create their punch list. Mr. Vetro would like to take all of the punch lists and have one complete list for the subs. The Owner's Rep will have the final say on the punch list.

In response to a question from Ms. Bivona the professionals explained that where there is an expansion joint base board is not installed.

AFB explained that the summer was a very aggressive schedule, RFI's were piling up, which would explain how the millwork had been removed. Ms. Timpanelli stated that the architect does not understand the needs of the school. AFB explained that this a complicated project and is further complicated by also being an occupied space. The Chair stated the list to JCJ is growing it is time for JCH to review the plans.

(Mr. McCabe and Mr. Vetro left the meeting at 9:09 p.m.)

The THSBC reviewed the Possible additional scope Items list in detail. FF&E #2, #7 will be removed from the list. Construction #3 is not necessary, #16 is a stand alone item and is not necessarily needed. Mr. Jenkins requested samples of the larger items before ordering. #19 was removed from the list. #22 had previously been moved over to the estimated side, the cost has been brought to the committee as a PCO. #25 will need to be checked on, it should be less. #41 is a maintenance issue this item will be put on hold. #44 is a placeholder and will not be \$100,000. #45 does not need to be done. The numbers and list will be adjusted and brought back to the THSBC at its next scheduled meeting. Mr. Dole questioned if the interior signage had been included. #42 does not include the electrical component and would need to be included.

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Moved by Ms. Flynn, seconded by Ms. Timpanelli to approve the AFB Construction Management of Trumbull, Inc. Application # 39 representing services through 09-30-11 in the amount of \$32,343.09.
VOTE: Motion carried unanimously.

Ms. Flynn moved, seconded by Ms. Bivona to approve the Atlantic leasing invoice #18508 in the amount of \$625.00 representing three (3) storage trailers. VOTE: Motion carried unanimously.

Moved by Ms. Flynn, seconded by Ms. Doyle to approve the bkm TOTAL OFFICE Invoice #599835 in the amount of \$15,201.03 dated 08/24/2011. Ms. Timpanelli noted that all are happy with the furniture items. VOTE: Motion carried unanimously.

Moved by Ms. Flynn, seconded by Ms. Bivona to approve the Connecticut Materials Testing lab, Inc Invoice # 2011-4050 in the amount of \$745.00 dated 08/31/2011 representing inspections. VOTE: Motion carried unanimously.

Moved by Ms. Flynn, seconded by Ms. Bivona to approve four (4) *hp* Hewlett Packard Company Invoice total amount of \$29,958.40. The committee discussed holding this item, Vanderweil verifies these invoices, after discussion it was determined that it would not impact Vanderweil but only *hp*, which would not be the effect the Building Committee would want, therefore they would approve the invoices for payment. VOTE: Motion carried unanimously.

Moved by Ms. Flynn, seconded by Ms. Bivona to approve the Insalco Invoices #'s 2048, #2057 and #2124 a total amount of \$17,377.51 representing FF&E. VOTE: Motion carried unanimously.

Moved by Ms. Flynn, seconded by Ms. Bivona to approve the Merchandise Mart Invoice #20111011-00 dated 8/16/2011 in the amount of \$9,724.00 representing the ceramic's room pug mill and glaze formulating storage. VOTE: Motion carried unanimously.

Moved by Ms. Flynn, seconded by Ms. Bivona to approve the Ockers Invoice #188498S dated 09/14/2011 in the amount of \$1,995. VOTE: Motion carried unanimously.

Moved by Ms. Flynn, seconded by Ms. Bivona to approve the rnb Enterprises Invoice #50307 in the amount of \$13,425.56

The Building Committee will hold this item pending a revised schedule of installation of the smart boards. Ms. Flynn withdrew her motion. Vanderweil verifies this invoice. Payment was tabled.

Moved by Ms. Flynn, seconded by Ms. Bivona to approve the Robert H. Lord Invoice # 27252F A dated 08/30/2011 in the amount of \$2,199.49 representing the smith system.
VOTE: Motion carried unanimously.

Moved by Ms. Flynn, seconded by Ms. Bivona to approve the WB Mason Invoice # 478715 dated 07/29/2011 in the amount of \$1,404 representing FF&E.
VOTE: Motion carried unanimously.

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Moved by Ms. Flynn, seconded by Ms. Bivona to approve the Wholesale Computer Invoice # SI-46229 in the amount of \$871.00 dated 08/31/2011 representing power cords, surge protectors; patch Cable, PC to USB device and USB to serial.

VOTE: Motion carried unanimously.

The next scheduled meeting is Wednesday, October 12 at 7:00 p.m. at the Helen Plumb Building, 2011.

There being no further business to discuss the THSBC adjourned by unanimous consent at 10:16 p.m.

Respectfully submitted,

Margaret D. Mastroni, Clerk